

FAQ



Proposition 1: Bond Measure for constructing a new aquatics, recreation and community center and making priority park improvements

Why do we need a new pool and recreation center?

King County constructed the Shoreline Pool in 1971 as part of the Forward Thrust Bond program. Based on an assessment of the pool completed in 2014, it needs significant health and safety upgrades and other major maintenance to keep it operational. These include ADA accessibility upgrades, seismic retrofitting, and a new roof. In addition, the natural gas boiler system in the Shoreline Pool accounts for 92% of the City's municipal greenhouse gas emissions. A new pool designed with green alternative technologies should dramatically improve the City's environmental health.

The Spartan Recreation Center (Spartan), which is owned by the Shoreline School District, is also in need of renovations to meet the growing demand for recreation programs and community space in Shoreline.

How did City Council decide we need a new aquatics, recreation and community center now?

After the 2013 pool assessment, the City Council made the decision to invest \$750,000 in several short-term repairs to extend the life of the Shoreline Pool for another five to seven years. The contractor had to conduct a nationwide search to find some of the parts needed for the repairs as the parts are no longer made for the pool's outdated equipment. Aside from not making economic sense, continuing to apply temporary fixes will no longer be feasible as more of the pool structure and equipment begin to fail.

After two years of engaging in an extensive public process, City Council has reached the decision to place construction of a combined aquatics, recreation and community center before Shoreline voters.

What amenities will be in the new facility?

The proposed facility is approximately 75,000 gross square feet and includes:

- Community spaces for classes, rentals, and informal gatherings.
- Space prioritized for senior programs including a commercial kitchen for meal services.
- A two-court gymnasium and indoor walking/jogging track.
- Exercise and weight rooms.
- An activity pool with play features such as a lazy river and splash pad.
- A separate eight-lane lap pool for recreational and competitive swimming and diving; swim lessons; and shallow and deep-water exercise classes. There will also be an ADA accessible viewing area for approximately 500 spectators.
- A courtyard for casual community gatherings and play.

Will the proposed aquatics, recreation and community center include space for senior programming?

Yes. This proposal includes 6,000 square feet of space and a commercial kitchen that would be prioritized for senior programs. Having this prioritized space in the same building as the pool, walking track, gym and other community meeting spaces has the potential to expand senior programs. It also provides opportunities for more intergenerational activities.

Where will it be located?

The City has identified a preferred location for the facility in Town Center at 17828 Midvale Avenue N. This is the current site of Storage Court of Shoreline. The City chose this site after a thorough evaluation process for several reasons, including proximity to the Interurban Trail, access to transit, its central location, size of the property, and visibility.

Why not use land we already own?

Our parks are the only City-owned pieces of property large enough to accommodate an aquatics, recreation and community center. Building on these sites would require the removal of large numbers of mature trees and the loss of open space, and it would displace current park amenities and programs.

Why not build on School District land?

The City doesn't own the land on which the Shoreline Pool or Spartan sit. The Shoreline School District owns the land. The School District has offered to let the City build on District owned property at the Shoreline Center. The School District's offer was for 50-year lease agreement. There were challenges with the areas that were identified in that in some cases either a phased construction approach would be required, relocation of the existing tennis courts, potential relocation of some School District maintenance facilities, and construction of parking that would not be adjacent to the new facility. An evaluation of this offer led to the conclusion that it is more cost-effective and serves the community better to locate the new facility at the preferred location on Midvale.

Which parks will see improvements?

The following four community parks would receive improvements:

- Brugger's Bog Park
- Richmond Highlands Park
- Hillwood Park
- Briarcrest Community Park (Hamlin)

What type of park improvements will be made?

The park improvements will include such things as:

- Play equipment
- Splash pads
- Picnic shelters
- New restrooms
- Trails
- New multi-sport courts
- A fully accessible playground
- Landscaping

How did the City decide on the designs for the ShARCC and the park improvements?

Over the course of three years, beginning with outreach during development of the Parks, Recreation and Open Space (PROS) Plan, the City has engaged with residents and asked what they wanted to see in a new aquatics, recreation, and community center and in park improvements. Outreach included surveys, open houses, community meetings, focus groups, dot exercises, and online comment forms. The ShARCC and park improvement designs reflect the public's comments over this three-year period.

How much will the aquatics, recreation and community center cost to build?

Current estimates show construction of the building to total \$69.1 million. That includes construction inflation. Property acquisition is expected to total \$19 million. The total cost is estimated at \$88.1 million.

How much will the priority park improvements cost?

Current estimates show construction of the priority park improvements to total \$17.9 million.

How will construction of the aquatics, recreation and community center be paid for?

If voters approve Proposition 1, the City will issue general obligation bonds with a length of 20-years. The debt service on those bonds will be paid with an increase in property taxes over the next 20 years. The School District will contribute \$2.43 million as a way of supporting its swim and dive teams' facility needs. Additional grants will be pursued to offset the construction costs as well.

Aren't we currently paying for a Park Bond that we voted for in 2006?

Yes. Those bonds will be paid in full in 2021. Funds from that bond measure resulted in park improvements to several Shoreline Parks, like Richmond Beach Saltwater Park, Cromwell Park, Hamlin Park, Shoreview Park, and others. The City also used funds to buy properties for parks, such as South Woods and Kruckeberg Botanic Garden. You can see the current cost of the 2006 Park Bond to different property owners in the table below.

	Annual Cost of 2006 Park Bond	Monthly Cost of 2006 Park Bond
Home Valued at \$300,000	\$45	\$4
Median Valued Home at \$480,000	\$72	\$6
Home Valued at \$750,000	\$122	\$10
Home Valued at \$1,000,000	\$162	\$14

How much will the aquatics, recreation and community center and park improvements cost me?

The owner of a median valued home (\$480,000) will see an annual increase in their property taxes of \$244, or \$20 a month, over what they are currently paying. You can see the cost of the community and aquatics center (CAC) to different property owners in the table below.

	Net Annual Increase	Net Monthly Increase
Home Valued at \$300,000	\$153	\$13
Median Valued Home at \$480,000	\$244	\$20
Home Valued at \$750,000	\$372	\$31
Home Valued at \$1,000,000	\$497	\$41

Are Property Tax exemptions or deferrals available for this Bond Levy?

State law allows jurisdictions to provide exemptions for this type of Excess Property Tax Levy to Senior Citizens, Disabled Persons, and Disabled Veterans meeting certain criteria. Individuals meeting the criteria could be exempt from this levy. In 2020, an exemption for this excess levy is available for taxpayers with an annual income of \$58,423 or less and who are 62 or older in the tax year or who are retired with a disability. The annual income threshold is indexed to 65% of the median household income in King County.

If you are 60 or older or are retired because of physical disability and have an income of \$45,000 or less, you may qualify for deferral of your property tax liability. Deferred taxes become a lien on your property. Limited income deferrals are also available for 50% of tax due if specific income and tax filing requirements are met.

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Exemptions or deferrals are available only for residents who own and occupy a house, mobile home, condo, or co-op. Those who believe they may be eligible can complete a simple application process with King County. Details of the exemption and deferral programs and application instructions are available at [KingCounty.gov/Assessor](https://kingcounty.gov/Assessor).

Where do my property tax dollars go?

If Proposition 1 were to pass and all other tax levies stayed the same, in 2020 each dollar paid in property tax would be distributed as follows: City of Shoreline regular operating levy (10¢); new ShARCC and park improvement levy (5¢); State school funding (22¢); Shoreline School District (35¢); King County Library District (3¢); King County EMS (2¢); King County (11¢); Sound Transit (2¢); Port of Seattle (1¢); and Shoreline Fire District (9¢).

What's the alternative to a new facility?

The future of the Shoreline Pool is currently unknown. In the absence of a new facility, Spartan Recreation Center would continue to operate as it does now until the School District communicates an intent to use it for other purposes.